

BK 0440PG0245

STATE MISSISSIPPI DE SOTO CO. *BR*

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BK 440 PG 245  
W. E. DAVID, CLERK.

STEWART LAW FIRM  
POST OFFICE BOX 745  
TUNICA, MISSISSIPPI 38676  
662-363-1161 Telephone  
662-363-1184 Facsimile

STATE OF MISSISSIPPI

FHA CASE NO. 283-018312

**SPECIAL WARRANTY DEED**

This Indenture, made this 12<sup>th</sup> day of March, 2003, between MEL MARTINEZ, Secretary of Housing and Urban Development of Washington, D.C., party of the first part, (Grantor), and a(n) Jane B. Johnson party(ies) of the second part (Grantee).

Witnesseth, That the said party of the first part, for and in consideration of the sum of one dollar (\$1.00), and other valuable consideration in hand paid, at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledge, has granted, bargained, sold, aliened, conveyed and confirmed, and by these presents does grant, bargain sell, alien, convey and confirm, unto the said party(ies) of the second part, and the heirs and assigns of the said party(ies) of the second part, the following described property situated in DeSoto County, State of Mississippi:

Lot 1754, Section "G", Southaven West Subdivision, in Section 22, Township 1 South, Range 8 West, in DeSoto County, Mississippi as shown on plat of record in Plat Book 3, Pages 32-323 in the Office of the Chancery Clerk of DeSoto County, Mississippi

Being the same property acquired by the party of the first part pursuant to the provisions of the National Housing Act, as amended (12 USA 1701 et seq.) and the Department of Housing and Urban Development Act (42 U.S.C. 3531).

To have and to hold the said property hereinbefore described, with all and singular the rights, members and appurtenances thereunto appertaining, to the only proper use, benefit and behoof of the said party(ies) of the second part, forever, in fee simple; and the said party of the first party specially warrants the title to the said bargained property above described against the lawful claims of all persons claiming by, through or under the party of the first part.

Subject to all covenants, restrictions, reservations, easements, conditions and right appearing of record; and subject to any state of facts an accurate survey would show.

This Deed not to be in effect until: March 12, 2003

In Witness whereof the undersigned has set his/her hand and seal as HUD Office, Atlanta, Georgia, for and on behalf of the said Secretary of Housing and Urban Development, under authority and by virtue of 35 F.R. 16106 (10/14/70), as amended.

PREPARED BY & RETURN TO:  
STEWART LAW FIRM  
POST OFFICE BOX 745  
TUNICA, MISSISSIPPI 38676  
662-363-1161 TELEPHONE  
662-363-1184 FACSIMILE

SECRETARY OF HOUSING AND  
URBAN DEVELOPMENT

V. Madala  
Unofficial Witness

By: Cheryl V Berry, as  
Attorney-in-Fact

STATE OF GEORGIA  
COUNTY OF FULTON

Personally appeared before me, the undersigned authority in and for the said County and State, on this 12<sup>th</sup> day of March, 2003 within my jurisdiction, the within named Cheryl V Berry, who acknowledged that (he)(she) is Attorney-in-Fact under Power of Attorney recorded at Deed Book 97 at Page 304 in De SoLo County records and that in said representative capacity (he)(she) executed the above and foregoing instrument, after first having been duly authorized so to do.

Commission Expires: 03.05.04

Mark C  
Notary Public



Indexing instructions to the  
Chancery Court Clerk of DeSoto  
County, Mississippi, as per Section  
89-5-33 MCA Annotated.

Lot 1754, Section "G", Southaven West Subdivision , in Section 22,  
Township 1 South, Range 8 West, in DeSoto County, Mississippi as shown  
on plat of record in Plat Book 3, Pages 32-323 in the Office of the  
Chancery Clerk of DeSoto County, Mississippi



Prepared by: Greg Stewart  
Mississippi State Bar # 8772  
Stewart Law Firm  
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662-363-1184 Facsimile

Grantor's Address:  
Best Assets/Citiwest JV  
3420 Norman Berry Drive  
Suite 600  
Hapeville, Georgia 30354  
404-768-1400  
No Second Number

Grantee's Address:  
Jane B. Johnson  
2239 Cedarwood Cove  
Southaven, DeSoto, Mississippi  
662-349-2724

*No second number*